153.0	0006	0003.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	816,700 / 816,700
					USE VALUE:	816,700 / 816,700
					ASSESSED:	816,700 / 816,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City
36		BELLINGTON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	HURLEY MICHAEL & DOREAN
Owner 2:	
Owner 3:	
Street 1:	36 BELLINGTON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	HURLEY MICHAEL -
Owner 2:	BEHNEY DOREAN -
Street 1:	36 BELLINGTON ST
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains 5,000 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1915, having primarily Clapboard Exterior and 1409 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	5000.000	355,900	4,800	456,000	816,700
Total Card	0.115	355,900	4,800	456,000	816,700
Total Parcel	0.115	355,900	4,800	456,000	816,700

Source: Market Adj Cost | Total Value per SQ unit /Card: 579.63 | /Parcel: 579.6

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 101981

GIS Ref

GIS Ref

Insp Date 04/27/18

Parcel ID 153.0-0006-0003.0

!12039!

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	355,900	4800	5,000.	456,000	816,700	816,700	Year End Roll	12/18/2019
2019	101	FV	274,900	4800	5,000.	427,500	707,200	707,200	Year End Roll	1/3/2019
2018	101	FV	287,400	4800	5,000.	353,400	645,600	645,600	Year End Roll	12/20/2017
2017	101	FV	287,400	4800	5,000.	324,900	617,100	617,100	Year End Roll	1/3/2017
2016	101	FV	287,400	4800	5,000.	296,400	588,600	588,600	Year End	1/4/2016
2015	101	FV	272,700	4800	5,000.	290,700	568,200	568,200	Year End Roll	12/11/2014
2014	101	FV	272,700	4800	5,000.	270,200	547,700	547,700	Year End Roll	12/16/2013
2013	101	FV	272,700	4800	5,000.	257,100	534,600	534,600		12/13/2012

PRINT

Date	Time
12/11/20	02:09:32

LAST REV

Date	Time
05/15/18	09:50:18

apro

PAT ACCT. 12039

SALES INFORMATION

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
HURLEY MICHAEL,	57508-531		9/26/2011	Convenience	1	No	No		
WILSON DOUGLASS	54711-498		5/21/2010		585,000	No	No		
MOURIS CATHERIN	47609-117		6/12/2006		495,000	No	No		
MOURIS JAMES PH	28358-420		3/26/1998	Family	1	No	No		A

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
8/11/2015	1111	Insulate	4,646		8/11/2015			Air sealing and in
7/30/2012	949	New Wind	21,250					REPLACE 18 WINDOWS
8/15/2007	700	Re-Roof	21,105			G8	GR FY08	
8/25/2006	718	Add Bath	20,000					ADD 1F & 1 HALF BT

ACTIVITY INFORMATION

Date	Result	By	Name
4/27/2018	Meas/Inspect	BS	Barbara S
1/8/2009	Meas/Inspect	372	PATRIOT
11/12/2006	MLS	HC	Helen Chinal
11/22/1999	Meas/Inspect	264	PATRIOT
7/14/1993		TH	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	101981
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5000		Sq. Ft.	Site		0	80.	1.14	9									456,000						456,000	

Total AC/HA:	0.11478	Total SF/SM:	5000	Parcel LUC:	101	One Family	Prime NB Desc:	Brackett	
Total:	456,000	Spl Credit		Total:	456,000				

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	2 - Clapboard		
Sec Wall:			%
Roof Struct:	2 - Hip		
Roof Cover:	1 - Asphalt Shgl		
Color:	YELLOW		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1915	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G11	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Good
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Good
A HBth:		Rating:	
OthrFix:	1	Rating:	Average

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GV - Good-VG	10.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	10.8	%

CALC SUMMARY

Basic $ / SQ:	125.00
Size Adj.:	1.35000002
Const Adj.:	0.99980003
Adj $ / SQ:	168.716
Other Features:	105750
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	398986
Depreciation:	43090
Depreciated Total:	355895

COMMENTS

OF=TOILET IN BMT SCUTTLE HOLE.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	6	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

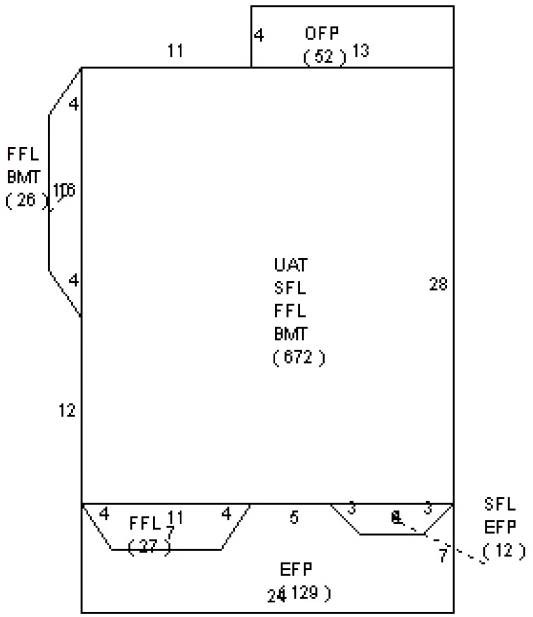
No Unit	RMS	BRS	FL
1	6	3	
Totals			
1	6	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	168.72
Special Features:	0	Val/Su Net:	144.21
Final Total:	355900	Val/Su SzAd	252.59

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	725	168.720	122,319
BMT	Basement	698	50.610	35,329
SFL	Second Floor	684	168.720	115,402
UAT	Upper Attic	168	67.490	11,338
EFP	Enclos Porch	141	46.520	6,560
OFP	Open Porch	52	43.990	2,288

Net Sketched Area:	2,468			Total:	293,236
Size Ad	1409	Gross Are	2972	FinArea	1409

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 153.0-0006-0003.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	16X18	A	GD	1920	23.68	T	30	101			4,800			4,800

More:	N	Total Yard Items:	4,800	Total Special Featues:		Total:	4,800